

**PLANNING AND ZONING BOARD
AGENDA/MEETING FORMAT**

**The applicant/agent must be present at the start of the meeting
due to the possibility of the board calling the items on the agenda out of order**

I. Meeting Format

The following format shall be used; however, the Planning and Zoning Board in special circumstances may impose variations.

- Identification of item by Chairperson.
- Disclosure of each Board member's communication or site visits related to the item.
- Swearing In of anyone to provide testimony regarding the item.
- Applicant's or Agent's presentation – 15 minutes (Those associated with a project must speak during the applicant's presentation time.) Should additional presentation time be necessary, a written request must be submitted to Planning staff, including the basis for the request, no less than eight (8) days prior to the Board meeting. Staff will confer with the Board Chair and the request for additional time will be included in the staff report. Additional time may be allowed by the Chair.
- Staff presentation with summary of letters received (when applicable).
- Questions to staff from Board.
- Public Hearing – testimony from the public.
 - Representative of Associations and Groups - 5 minutes
 - Individuals - 3 minutes

Additional time may be granted by the Chair upon request. Requests should be made as soon as is practical.

- Board discussion – questions to applicants/agents and staff by the Board
- Final comments from the applicant or agent.
- Public Hearing closed. (No further public comment unless specifically requested by a Board member.)
- Return to the Board for final comments, motion, second and vote. All motions are stated in the positive and include all staff recommendations, unless otherwise noted. A simple majority vote is required.

II. Sign-In Sheet

Those who address the Planning and Zoning Board during the public hearing portion must legibly record their name and address on the sign-in sheet at the recording secretary's table while the preceding person is speaking. The primary purpose of the sign-in sheet is to assist staff in recording the minutes.

III. Minutes

A copy of the official minutes will be available to the public and can be picked up at the Construction Services Bureau, 700 N. W. 19 Avenue, after the Planning and Zoning Board meeting of the following month.

IV. Planning and Zoning Board Meeting Dates

(Third Wednesday of the month at 6:30 p.m. unless otherwise noted.)

Meeting Dates

January 19, 2005	April 20, 2005	July 20, 2005	October 19, 2005
February 16, 2005	May 18, 2005	August 17, 2005	November 16, 2005
March 16, 2005	June 15, 2005	September 21, 2005	December 21, 2005

All applications must be submitted complete with the appropriate reviews and signatures (when required).

V. Duties of the Board

The Planning and Zoning Board makes recommendations to the City Commission on the following items:

- Vacations of Streets and Alleys
- Site Plan Level IV
- Development of Regional Impact (DRI)
- Historic Designations and Changes
- Land Use Plan Amendments
- Ordinance Amendments

- Plat Approvals
- Rezonings
- Public Purpose Use Approvals
- Conditional Use Approvals

The Planning and Zoning Board has final approval on the following items (may be subject to call-up by the City Commission):

- Central Beach Developments of Intermediate Impact
- Central Beach Development of Limited Impact (Appeals from Administrative Review Committee)
- Setbacks and Site Plan Approvals on properties adjacent to the New River in the RAC-TMU districts
- Site Plans and Conditional Use Approvals for Mixed-Use Projects and other Conditional Uses
- Business/Industrial and Multiple Family Residential site plans and uses on Waterways
- Social Service Residential Facilities (SSRF) and Child Care Conditional Use and Site Plan Approvals
- Parking Reduction Requests

VI. **Lobbying**

Section 2-260 – 2-266 of the Code of Ordinances of the City of Fort Lauderdale requires that anyone communicating by any means with City employees, City Manager, City committee or board members or City Commissioners must register as a lobbyist prior to communicating with such persons. Lobbying forms must be notarized and filed with the City Clerk. An annual lobbying expenditure form must also be filed. Failure to comply with the lobbying regulations may cause a person to be subject to certain penalties as provided in the Code.

Agenda and Results of the meetings can be viewed on our website at www.fortlauderdale.gov under Documents/Agendas. You may also contact the City of Fort Lauderdale Planning and Zoning Services office at (954) 828-5259 with questions pertaining to the agenda.

Two or more City Commissioners and/or Advisory Board members may be present at this meeting. If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings and for such purpose, he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. If you desire auxiliary services to assist in viewing or hearing the meetings or reading agendas and minutes, please contact the City Clerk at (954) 828-5002 two (2) days prior to the meeting, and arrangements will be made to provide these services for you. A turnkey video system is also available for your use during this meeting.

Board members are to retain all plans, reports and exhibits provided for each agenda item that is deferred.

Please be advised that all materials, drawings and/or models used in presentations to the Board become public record. Photo reproductions of all such presentation materials shall remain with the Board's Recording Secretary following the presentation. If photo reproductions are not available at the conclusion of the presentation, applicants shall submit all such presentation materials to the Recording Secretary and may, at a later date, arrange with staff to have these presentation items photographed or reproduced for the public record.

Board members are advised that plans and renderings used in presentations may deviate from the plans provided to the Board that have been reviewed by the Development Review Committee and staff. Plans proffered by applicants during presentations to the Board may not reflect a proposal that meets the ULDR provisions.

AGENDA

REGULAR MEETING OF THE PLANNING AND ZONING BOARD
WEDNESDAY, SEPTEMBER 21, 2005

PLACE OF MEETING: City Hall
City Commission Chambers
100 North Andrews Avenue
Fort Lauderdale, FL 33301

TIME OF MEETING: 6:30 P.M.

Pledge of Allegiance

Approval of August 17, 2005 Meeting Minutes

1. Daniel Ashlin/Ashlin Offices

45-R-05

**Request: ** Waterway Use
Residential to Office (ROA)**

Legal Description: Lots 6 and 7, Block 3, PLACIDENA UNIT 1, P.B. 2, P. 44, of the Public Records of Broward County, Florida, and that portion of Royal Drive and all of that portion of the land lying between Royal Drive and Tarpon River as shown by said plat which is included between the westerly line of said Lot 6, extended in a northwesterly direction to said Tarpon River, according to said plat and Easterly line of said Lot 7, extended in a northerly direction to said Tarpon River, all as shown on the Plat of PLACIDENA, UNIT 1, P.B. 2, P. 44. Said parcel comprising all of said Lots 6 and 7, together with all of the land lying between said Lots and Tarpon River as shown by said Plat. Excepting there from that portion of said Lot 7 and the land lying between Lot 7 and the Tarpon River described in deed dated November 27, 1951 and recorded in Deed Book 754, P. 229, Broward County, Florida

General Location: 213 Rose Drive. [North side of Rose Drive, which is east of South Andrews Avenue and one block north of Davie Boulevard)

DEFERRED FROM THE MAY 18, 2005 MEETING

2. Coolidge-South Markets/Hyde Park Market

83-R-05

Request: ** Residential Use/Recommendation

Legal Description: Tracts 4 and 5 and portions of Tracts 1, 2, and 3 of "Burnham's Subdivision", Section 10, Township 50 South, Range 42 East, according to the plat thereof, as recorded in P.B. 15, P. 29, of the Public Records of Broward County, Florida

General Location: Between Las Olas and the New River and between S.E. 5 Avenue and S.E. 6 Avenue

DEFERRED FROM THE AUGUST 17, 2005 MEETING

3. City of Fort Lauderdale

5-T-05

Request: * Amend the Text of the Future Land Use Plan Element of the Comprehensive Plan to Transfer 475 existing residential flexibility units From Flex Zone 56 into the South Regional Activity Center (SRAC)

General Location: South of the Tarpon River, East of Flagler Drive, West of Federal Highway and North of State Road 84

DEFERRED FROM THE AUGUST 17, 2005 MEETING

4. Kenneth Sandler, LLC

57-R-05

Request: ** Site Plan Review/Level III Yard Modifications/RMM-25 3 Story Residential Multi-Family Development

Legal Description: Block 260, Lots 5 and 6, Progresso, according to the plat thereof as recorded in P.B. 2, P. 18 of the Public Records of Dade County, Florida

General Location: West Side of N.W. 1 Avenue between N.W. 8 Street and N.W. 9 Street

DEFERRED FROM THE AUGUST 17, 2005 MEETING

5. Exotic 2501, LLC

80-R-05

**Request: ** Site Plan Level III/Conditional Use/
Waterway Use**

Legal Description: Lot 12 in Coral Ridge Properties according
to the P.B. 28, P. 8 of the Public Records
of Broward County, Florida

General Description: West side of Federal Highway and North
of the Middle River

6. St. Thomas Aquinas High School, Inc.

10-Z-05

Request: ** * Rezone from RS-8 to CF

Legal Description: Lots 13, 14, and 15, less the South
10 feet of Lots 13, 14, and 15
Block 7, Gillcrest 1st Addition, according
to the plat thereof, as recorded in P.B. 34,
P. 47, of the Public Records of Broward
County, Florida

General Location: North side of Davie Boulevard, between
S.W. 28 Terrace and S.W. 28 Avenue

7. Mariani, LLC

15-P-05

Request: Street Vacation/PEDD

Legal Description: Parcel "A", Mariani Asphalt Plat, according to
the plat thereof, as recorded in P.B. 135, P. 47
of the Public Records of Broward County, Florida

General Location: North side of SE 20th Street between SE 10th Avenue and
Cordova Road (the side access road to the Publix and Harbor
Shoppes Center)

8. Philip Morgaman, as Trustee

16-P-05

Request: ** Plat Approval/RAC-CC

Legal Description: Lots 1 through 26, Block 1, North Lauderdale Amended, P.B.1, P. 182, D., together with the East 1/2 of vacated alley r-o-w in Block 1 lying east of said Lots 14 through 26, Block 1, and the west 1/2 of vacated alley r-o-w west of said Lots 1 and 13, Block 1; also together with the west 1/2 of vacated road r-o-w lying east of Lots 1 through 13, Block 1, and Lots 1 through 13, Block 34, less State Road together with the East 1/2 of vacated road r-o-w lying west of said Lots in Block 34, North Lauderdale Amended, P.B. 1, P. 182

General Location: Between North Federal Hwy. and NE 5th Avenue and between NE 5th Street and NE 6th Street

9. Miami Road Partners, LLC

73-R-05

Request: ** Site Plan Review/Level III/Conditional Use Approval For Mixed Use Development/ RMM-25/Employment Center/ 24 Multi-Family Units with Flex Allocation

Legal Description: Lots 14, 15 and 16, Block 25, and all of Lots 13 and 14, Block 28, according to Everglades Land Sale's Company First Addition to Lauderdale, Florida, as recorded in P.B. 2, P. 15, of the Public Records of Dade County, Florida, together with that certain portion of Southeast 21 Street, a dedicated 50 foot wide right-of-way, as shown on said plat

General Location: West side of Miami Road between SW 20 Street and SW 22 Street

10. One Condos/Peter Sordjan

74-R-05

Request: ** Site Plan Review Level III/Waterway Use/ Yard Modifications/RMM-25 5 Story Residential Multi-Family Development

Legal Description: Lots 1 and 2, of "Island No. 4, Nurmi Isles", According to the plat thereof, as recorded in P.B. 24, P. 43, of the Public Records of Broward County, Florida

General Location: Southwest corner of Isle of Venice, directly north of Las Olas Boulevard

11. For the Good of the City

Special Notes:

Local Planning Agency (LPA) items (*) – In these cases, the Planning and Zoning Board will act as the Local Planning Agency (LPA). Recommendation of approval will include a finding of consistency with the City's Comprehensive Plan and the criteria for rezoning (in the case of rezoning requests).

Quasi-Judicial items ()** – Board members disclose any communication or site visit they have had pursuant to Section 47-1.13 of the ULDR. All persons speaking on quasi-judicial matters will be sworn in and will be subject to cross-examination.